HARTFORD, CT

COPACO CENTER

271-421 Cottage Grove Road (Rt. 218), Bloomfield, CT 06002



STERLING ORGANIZATION

For information: **Deirdre Delaporte** E: ddelaporte@sterlingorganizaiton.com P: 855-589-5070

October 2026

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COPACO CENTER REDEVELOPMENT PLAN / UNDER NEW OWNERSHIP

271-421 Cottage Grove Road (Rt. 218), Bloomfield, CT 06002

PROPOSED NEW FACADE & UPDATES COMING SOON WITH MODERNIZED AWNINGS AND REFRESHED TENANT SIGN BAND



New refreshed paint

New storefront designs





Updated, elevated entry & improved parking lot

Existing Facade











STERLING ORGANIZATION

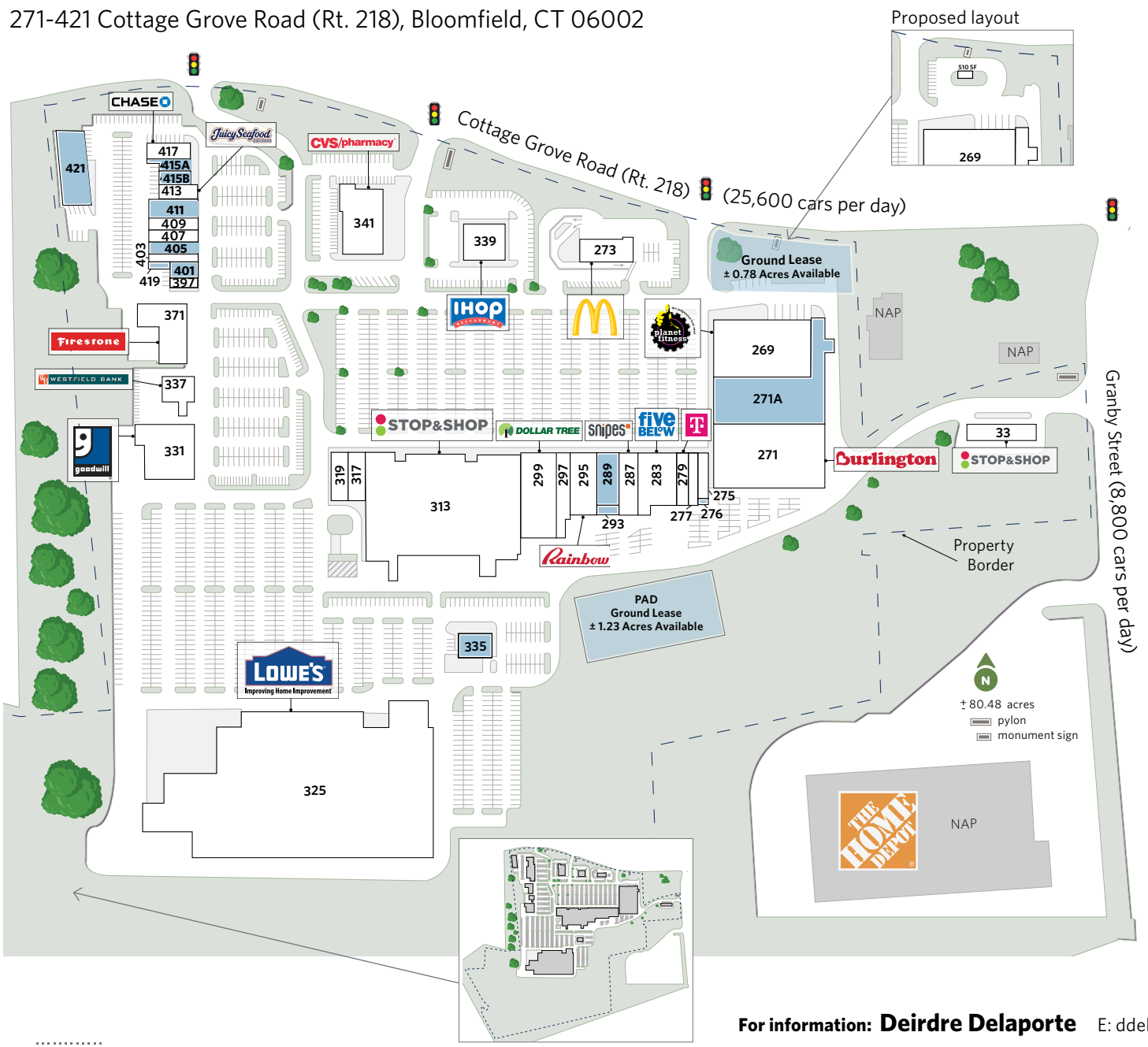
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COPACO CENTER LEASING PLAN

271-421 Cottage Grove Road (Rt. 218), Bloomfield, CT 06002



UNIT	TENANT		SQ. FT.
33	Stop & Shop Gas		3,136
269	Planet Fitness		22,052
271	Burlington		34,066
271A	**Available**		**25,500**
273	McDonald's		4,149
275	Perfect Nails		2,470
276	**Available**		**358**
277	Peppers Jamaican Bakery		1,272
279	T-Mobile		2,500
283	Five Below		8,700
287	Snipes		5,040
289	**Available**	360° View	**5,760**
293	**Available**		**840**
295	Rainbow		6,360
297	Copaco Liquor (Coming Soon)		2,780
299	Dollar Tree		11,900
313	Stop & Shop		67,767
317	Bloomfield Dental Care		1,922
319	Webster Bank		3,835
325	Lowe's		160,000
331	Goodwill		10,913
335	**Available**	360° View	**2,970**
337	Westfield Bank		2,700
339	IHOP		4,972
341	CVS		10,880
371	Firestone		7,654
397	Sheila's Salon Suites		1,200
401	**Available**	360° View	**1,601**
403	Lim's Health Food		1,200
405	**Available**	360° View	**1,700**
407	Gino's Pizza & Ranch House		1,450
409	Jumbo Buffet		2,170
411	**Available**	360° View	**3,488**
413	Juicy Seafood Express (Coming Soon)		1,380
415A	**Available**	360° View	**1,823**
415B	**Available**	360° View	**1,440**
417	Chase Bank		3,200
419	**Available**		**1,320**
421	**Available**	360° View	**7,200**
PAD	**Available**		
Total Square Feet:			**439,668**

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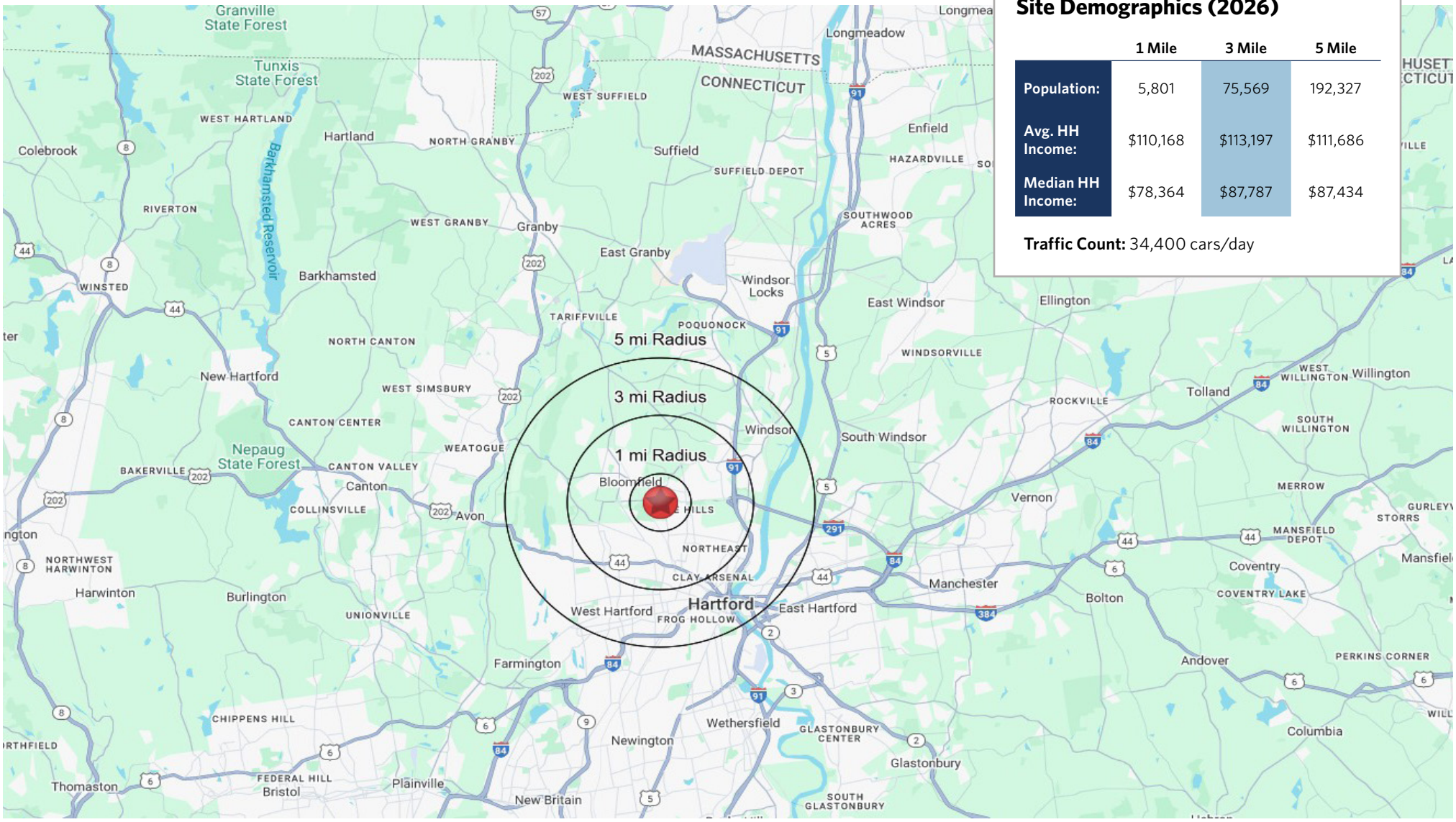
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Site Demographics (2026)

	1 Mile	3 Mile	5 Mile
Population:	5,801	75,569	192,327
Avg. HH Income:	$110,168	$113,197	$111,686
Median HH Income:	$78,364	$87,787	$87,434

Traffic Count: 34,400 cars/day

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